

TAB

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Tab "A"

History of New Headquarters Building Construction

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1. In 1955 the Agency estimated the construction cost of a new building to house [REDACTED] employees at \$55 million. The 1955 estimate of the Public Buildings Service, General Services Administration, was \$50.8 million. After discussion with the Bureau of the Budget, the Agency requested Congressional authority for \$50 million.

2. Congress authorized \$46 million for this building in the Military Construction Act of 1955 (PL 161 84th Congress). An additional \$8.5 million was added for the extension of the George Washington Parkway to the building site.

3. Using the most austere standards and conditions, it was impossible to construct a building which would house all Agency employees within the authorized \$46 million. This fact was explained to the Congress by the Director, and he was advised to do the best he could with the monies made available. Formal submission of a supplemental request was discouraged. As a result, approximately [REDACTED] employees were still housed at locations other than the Headquarters Building. Due to the growth of the Agency, this figure has reached approximately [REDACTED] employees.

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4. The Headquarters Building, as finally constructed, contains 1,750,000 square feet of gross space with a net usable space of 1,045,000 square feet.

1,900,000 square feet gross space - 1955 estimate
1,750,000 square feet gross space - completed
150,000 square feet gross space - lost due to rising costs

The expansion of DDP and the DD/S&T, plus the establishment of other elements, has created a need for additional space in the Headquarters Building. At the present time, by GSA standards, there is a net shortage of 133,000 square feet of space in the Headquarters Building.

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